

## FACT SHEET

### Brewster Rental Assistance Program including COVID Emergency Rental Assistance

**Goal:** To provide economic assistance for affordable rental housing with social support services to bridge households and assist them in accessing and maintaining market, and affordable, long term housing options. Additionally, to support COVID impacted households in maintaining housing.

**Funding Source:** Created by the Brewster Affordable Housing Trust, rental assistance is supported by the residents of Brewster through a grant of Community Preservation Act (CPA) funds.

#### Requirements for ongoing Rental Assistance Program

- Must be a Brewster resident or employee or have a child in Brewster public elementary schools.
- Household income must be below, or at, 80% AMI and paying over 30% of income on rent.
- Rental unit must be located in Brewster, be a legal rental unit, and have a written lease.
- Monthly rent cannot exceed 110% of HUD fair market value rent for Barnstable County.
- Participants may not be receiving other rental assistance.

#### Program Guidelines for ongoing Rental Assistance

- Up to \$500 per month rental assistance (amount based on tenant portion of rent at 30% of household income; additional costs, e.g. childcare & health care, may be included in determination).
- Lease payments made directly to landlord.
- Annual review and adjustment of rental assistance, with maximum of 3 years of assistance subject to funding availability and active participation in program.
- Participants are required to participate in case management.

#### Parameters of COVID-19 Emergency Rental Assistance

- This emergency assistance has more flexibility, is available for post-COVID-19 income up to 100% AMI, considers an increase in COVID related expenses and is limited to a one year, \$6,000 total benefit.

#### Applying for Brewster Rental Assistance

The Housing Assistance Corporation (HAC) is administering Brewster's rental assistance program, including COVID-19 relief. To apply, contact HAC at 508-771-5400, email [hac@haconcapecod.org](mailto:hac@haconcapecod.org) or apply online at [www.haconcapecod.org/programs/homeless-prevention](http://www.haconcapecod.org/programs/homeless-prevention).

2020 HUD Income Limits	Household Size	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons
80% AMI		\$54,150	\$61,850	\$ 69,600	\$77,300	\$83,500	\$89,7000
100% AMI		\$67,620	\$77,280	\$86,940	\$96,600	\$104,328	\$112,056

For more information about the creation of the Brewster Rental Assistance Program, contact Jill Scalise, Brewster Housing Coordinator at [jscalise@brewster-ma.gov](mailto:jscalise@brewster-ma.gov) or 508-896-3701, ext. 1169